

From: Steve Cornacchia
To: JC Planning
Subject: Boresek Annexation/Junction City Water Control District
Date: Wednesday, February 05, 2014 9:49:10 AM

Tere: The Junction City Water Control District is on record with the city regarding its position on storm water drainage into the district's system of ditches. As an example, the district's comments on the matter are found in the 18th and Rose Street development application and in the city's file regarding the State's attempt to develop property for a hospital facility. For the Boresek Annexation application the district's position remains the same: if the property will require discharge of storm water in amounts exceeding historical levels of the same and if that discharged amount of storm water must utilize the district's ditch to the west of the subject property then the district will require that the property discharge storm water into its ditch at a rate not to exceed .116 cfs. Any proposed discharge in excess of .116 cfs must be retained on site for later discharge consistent with the .116 cfs standard. Please contact me if you have any questions regarding this matter.

From: Dean Chappell
To: JC Planning
Subject: File # A-13-01
Date: Thursday, January 30, 2014 8:22:00 AM

We are not affected by the proposal.
Please note new mailing address:

Dean Chappell
Lane Fire Authority
P.O. Box 398
Veneta, OR 97487

Dean Chappell
Fire Code Enforcement Officer
541-935-2226 ex102
New e-mail address deanchappell@lanefire.org

From: Iverson, James
To: Tere Andrews
Cc: Iverson, James; Isham, John
Subject: RE: Ivory LLC annexation public hearing
Date: Friday, January 24, 2014 7:13:05 AM

Tere,

NWN has no problem with said property being annexed in Junction City.

Have a GOOD DAY.....

JIM NWN GAS

From: Elder, William
Sent: Friday, January 24, 2014 6:51 AM
To: Radosevich, John; Isham, John; Iverson, James
Subject: FW: Ivory LLC annexation public hearing

From: Tere Andrews [mailto:tandrews@ci.junction-city.or.us]
Sent: Thursday, January 23, 2014 3:01 PM
Subject: Ivory LLC annexation public hearing

Good Afternoon,

Ivory LLC has submitted a request that their property on the SW corner of Highways 99 & 36 be annexed in the Junction City, city limits. The public hearing before the Planning Commission on this matter will be held on Wednesday, February 12, 2014 at 6:30 pm at City Hall, 680 Greenwood Street in Junction City. A public notice is attached for your reference. A hardcopy of the notice was sent by regular mail today, January 23, 2014.

If you have questions please let me know.

Regards,

Tere Andrews

Administrative Assistant

City of Junction City

www.junctioncityoregon.gov

541.998.4763 (ph)

541.998.3140 (fax)

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From: Tom Jeffreys
To: Tere Andrews
Subject: RE: Ivory LLC annexation public hearing
Date: Thursday, January 23, 2014 3:48:53 PM

No comments or concerns at this time

Thanks,

Tom Jeffreys
Customer Engineering Supervisor
Office: 541-744-7463
Cell: 541-228-6359



From: Tere Andrews [mailto:tandrews@ci.junction-city.or.us]
Sent: Thursday, January 23, 2014 3:01 PM
Subject: Ivory LLC annexation public hearing

Good Afternoon,

Ivory LLC has submitted a request that their property on the SW corner of Highways 99 & 36 be annexed in the Junction City, city limits. The public hearing before the Planning Commission on this matter will be held on Wednesday, February 12, 2014 at 6:30 pm at City Hall, 680 Greenwood Street in Junction City. A public notice is attached for your reference. A hardcopy of the notice was sent by regular mail today, January 23, 2014.

If you have questions please let me know.

Regards,
Tere Andrews
Administrative Assistant
City of Junction City
www.junctioncityoregon.gov
541.998.4763 (ph)
541.998.3140 (fax)

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From: Jason Knope
To: Tere Andrews
Cc: Melissa Bowers
Subject: RE: Ivory LLC annexation email 2 of 2
Date: Wednesday, January 08, 2014 1:20:07 PM

Hi Tere,

Thank you for following up with me on this. It totally slipped through the cracks! At this time, I have no comments or anything to add to this application.

Thanks,

Jason

From: Tere Andrews
Sent: Wednesday, January 8, 2014 12:09 PM
To: Jason Knope
Cc: Melissa Bowers
Subject: Ivory LLC annexation email 2 of 2
Importance: High

Jason,

I am following up on referral comments for an annexation application from Ivory LLC (Bill Boresek). A referral was emailed to you on 11-26-13 requesting your comments &/or conditions. The staff report is being prepared for the planning commission. Did you have comments to include with the staff report? A copy of the application is attached as reference. Thank you.

Regards,
Tere Andrews
Administrative Assistant
City of Junction City
www.junctioncityoregon.gov
541.998.4763 (ph)
541.998.3140 (fax)

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From: JC Planning
Sent: Tuesday, November 26, 2013 3:57 PM
To: Jason Knope
Cc: Tere Andrews
Subject: Ivory LLC annexation

Hi Jason,

Hope you are well. You will soon be receiving the referral for the Ivory LLC annexation. And I have a specific question for you in regard to the submitted "Utility Plan" on the last page of the application.

The "Utility Plan" is a narrative that speaks to the future utility needs, and my question is: Would you rather have the applicant submit an actual map/survey of the properties delineating the utilities (along 99) that will be utilized by the subject property in the future?

Thanks so much for your time!

Very Best,

Nicole

From: CAINES Jeff
To: Tere Andrews
Subject: File # A-13-01 - ODA Comments
Date: Monday, December 09, 2013 3:25:30 PM
Attachments: Annexation Hwy 99 & Hwy 36 (File #A-13-01).pdf

Tere: Attached is a letter with ODA comments on the proposed annexation. Feel free to contact me if you have any questions.

Jeff
Jeff Caines, AICP
Oregon Department of Aviation
Aviation Planner / SCIP Coordinator
3040 25th St. SE | Salem, OR 97302
Office: 503.378.2529
Cell / Text: 503.507.6965
Email: Jeff.Caines@aviation.state.or.us

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From: CAINES Jeff
To: Tere Andrews
Subject: File: A-13-01 - Aviation Comments
Date: Wednesday, December 04, 2013 11:12:57 AM

Good morning Tere,

I am reviewing the annexation request (File: A-13-01) on Hwy 99 & Hwy 36. The Department of Aviation (ODA) does not have any comments with regards to the annexation, but we will have comments when development occurs. Do you want a formal letter from ODA at this time or do you want the Department to write a letter during the development process?

Please let me know so that we will have time to submit something prior to the comment deadline.

Jeff

Jeff Caines, AICP
Oregon Department of Aviation
Aviation Planner / SCIP Coordinator
3040 25th St. SE | Salem, OR 97302
Office: 503.378.2529
Cell / Text: 503.507.6965
Email: Jeff.Caines@aviation.state.or.us

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Oregon

John A. Kitzhaber, MD, Governor



3040 25th Street, SE
Salem, OR 97302-1125
Phone: (503) 378-4880
Toll Free: (800) 874-0102
FAX: (503) 373-1688

December 9, 2013

Tere Andrews, Planning Admin
Planning Department
PO Box 250
Junction City, OR 97448

SUBJECT: Annexation Proposal (File # A-13-01)

This letter is in response to Junction City's notice of application for a proposed annexation located at the corner of Hwy 99 & Hwy 36 (tax lots 16-04-08-00 lot 700 & 16-04-08-31 lot 400). After a preliminary review of the proposed application the Oregon Department of Aviation has no direct comment for the annexation of the subject property to the city of Junction City; however ODA will have comments upon future development of the subject property.

Thank you for allowing ODA to comment on this development proposal. If you have any questions or need further information please feel free to contact me at 503-378-2529 or Jeff.Caines@aviation.state.or.us or Heather Peck – Projects and Planning Manager at 503-378-3168 or Heather.Peck@aviation.state.or.us.

Sincerely,

Jeff Caines, AICP
Aviation Planner

Junction City
Water Control
District

This is a request for review of an annexation application. There are two (2) vacant parcels proposed for annexation (16-04-08-00-00700 & 16-04-08-31-00400). The subject properties are located at the intersection of Highways 99s and 36 (southwest corner). The subject properties were included in the recent expansion of the Junction City urban growth boundary (UGB). The property is contiguous to the city limits. Rezoning of the property would occur at a later date (17.165.120).

~~X~~

We are not affected by the proposal.
We have reviewed the proposal and have no comments.
Our comments are attached.
Our comments are:

[illegible]

From: Tom Jeffreys
To: Tere Andrews
Cc: Andrea Ball; Karen Horejs (horejsk@blachlylane.coop) (horejsk@blachlylane.coop)
Subject: RE: Annexation request
Date: Tuesday, December 03, 2013 8:09:15 AM

Please correct Other Utilities comment on the 21st page of this document. Blachly-Lane Cooperative will not be a provider in this area as the properties are outside their service territory.

Thanks,

Tom Jeffreys
Customer Engineering Supervisor
Office: 541-744-7463
Cell: 541-228-6359



From: Tere Andrews [mailto:tandrews@ci.junction-city.or.us]
Sent: Tuesday, November 26, 2013 3:54 PM
Subject: Annexation request

Good Afternoon,

The attached notice is being sent to you for your review, comment, and conditioning. In order for your comments to be included in the staff report, please return your comments by 5:00 p.m. on Wednesday, December 11, 2013. You may send comments by mail at PO Box 250, Junction City Oregon, 97448; fax to 541.998.3140; or e-mail to jcplanning@ci.junction-city.or.us. If you have questions or trouble with the attachment please let me know. Thank you for your time.

Regards,
Tere Andrews
Administrative Assistant
City of Junction City
www.junctioncityoregon.gov
541.998.4763 (ph)
541.998.3140 (fax)

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Tere Andrews

From: HUNTER Peggy K [Peggy.HUNTER@CO.Lane.OR.US]
Sent: Wednesday, November 27, 2013 3:50 PM
To: Tere Andrews
Subject: RE: Annexation request
Attachments: Proposed Annexation.pdf

Follow Up Flag: Follow up
Flag Status: Flagged

Lane County Surveyor's Office is not affected by the proposed annexation.

Peggy Hunter

Lane County Surveyor's Office
541.682.3633

From: Tere Andrews [<mailto:tandrews@ci.junction-city.or.us>]
Sent: Tuesday, November 26, 2013 3:54 PM
Subject: Annexation request

Good Afternoon,

The attached notice is being sent to you for your review, comment, and conditioning. In order for your comments to be included in the staff report, please return your comments by 5:00 p.m. on Wednesday, December 11, 2013. You may send comments by mail at PO Box 250, Junction City Oregon, 97448; fax to 541.998.3140; or e-mail to jcplanning@ci.junction-city.or.us . If you have questions or trouble with the attachment please let me know. Thank you for your time.

Regards,

Tere Andrews

Administrative Assistant
City of Junction City
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541.998.4763 (ph)
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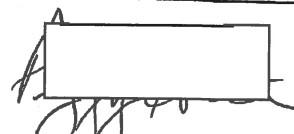
File: A-13-01
Applicant: William J Boresek
Property Owner: Ivory LLC
Property Location: SW Corner of Highways 99s & 36

Assessors Map and Lot: 16-04-08-00-00700 & 16-04-08-31-00400
Property Area: 40.66 acres
Zoning District: E40 (Lane County zoning) with CAS overlay

This is a request for review of an annexation application. There are two (2) vacant parcels proposed for annexation (16-04-08-00-00700 & 16-04-08-31-00400). The subject properties are located at the intersection of Highways 99s and 36 (southwest corner). The subject properties were included in the recent expansion of the Junction City urban growth boundary (UGB). The property is contiguous to the city limits. Rezoning of the property would occur at a later date (17.165.120).

This notice is being sent to you for your review, comment, and conditioning. In order for your comments to be included in the staff report, please have your comments in our office by **5:00 p.m. on Wednesday, December 11, 2013**. If your comments are brief, you may use the response form below. You may send comments by mail at PO Box 250, Junction City Oregon, 97448; fax to 541.998.3140; or e-mail to jcplanning@ci.junction-city.or.us

 X We are not affected by the proposal.
 We have reviewed the proposal and have no comments.
 Our comments are attached.
 Our comments are:


Lane County Surveyor Office

